

89-05-23-110-704.000-021

HODSON, FRED E & LINDA

490 N SYCAMORE ST

510, 1 Family Dwell - Platted Lot

JEFFERSON-264114 (026)/

1/2

General Information

Parcel Number 89-05-23-110-704.000-021
Local Parcel Number 16-23-110-704.000-26

Tax ID: 026-00370-00

Routing Number

Property Class 510
1 Family Dwell - Platted Lot

Year: 2025

Location Information

County WAYNE
Township JEFFERSON TOWNSHIP
District 021 (Local 026) HAGERSTOWN TOWN
School Corp 8305 NETTLE CREEK
Neighborhood 264114-026 JEFFERSON-264114 (026)
Section/Plat 1623110
Location Address (1) 490 N SYCAMORE ST HAGERSTOWN, IN 47346

Zoning ZO01 Residential

Subdivision

Lot

Market Model N/A

Characteristics

Topography Level Flood Hazard
Public Utilities All ERA
Streets or Roads Paved TIF

Neighborhood Life Cycle Stage Static

Printed Tuesday, April 29, 2025
Review Group 2030

Ownership

HODSON, FRED E & LINDA
490 N SYCAMORE ST
HAGERSTOWN, IN 47346

Legal

LOT 6 BLK 53 MS

Transfer of Ownership

Date 01/01/1900 Owner HODSON, FRED E &
Doc ID Code Book/Page Adj Sale Price V/I CO /

Notes

9/17/2021 Misc: 2022: GENERAL REVALUATION
5/29/2018 Misc: CHANGE SFD GRADE PER COUNTY ASSESSOR 5/29/18



Res

Valuation Records (Work In Progress values are not certified values and are subject to change)

Table with columns for Assessment Year (2025-2022), Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, and Land/Improvement values.

Land Data (Standard Depth: Res 132', CI 132' Base Lot: Res 100' X 132', CI 100' X 132')

Table with columns for Land Type, Pricing Method, Soil ID, Act Front, Size, Factor, Rate, Adj. Rate, Ext. Value, Infl. %, Market Factor, Cap 1, Cap 2, Cap 3, and Value.

Land Computations

Table listing various land computations such as Calculated Acreage, Actual Frontage, Developer Discount, Parcel Acreage, and Total Value (\$14,800).

**General Information**

<b>Occupancy</b>	Single-Family
<b>Description</b>	Residential Dwelling
<b>Story Height</b>	1
<b>Style</b>	N/A
<b>Finished Area</b>	1954 sqft
<b>Make</b>	

**Floor Finish**

<input type="checkbox"/> Earth	<input type="checkbox"/> Tile
<input checked="" type="checkbox"/> Slab	<input checked="" type="checkbox"/> Carpet
<input checked="" type="checkbox"/> Sub & Joist	<input checked="" type="checkbox"/> Unfinished
<input type="checkbox"/> Wood	<input type="checkbox"/> Other
<input type="checkbox"/> Parquet	

**Wall Finish**

<input checked="" type="checkbox"/> Plaster/Drywall	<input checked="" type="checkbox"/> Unfinished
<input type="checkbox"/> Paneling	<input type="checkbox"/> Other
<input type="checkbox"/> Fiberboard	

**Roofing**

<input type="checkbox"/> Built-Up	<input type="checkbox"/> Metal	<input checked="" type="checkbox"/> Asphalt	<input type="checkbox"/> Slate	<input type="checkbox"/> Tile
<input type="checkbox"/> Wood Shingle	<input type="checkbox"/> Other			

**Exterior Features**

Description	Area	Value
Wood Deck	220	\$5,000
Porch, Open Frame	55	\$4,300

**Plumbing**

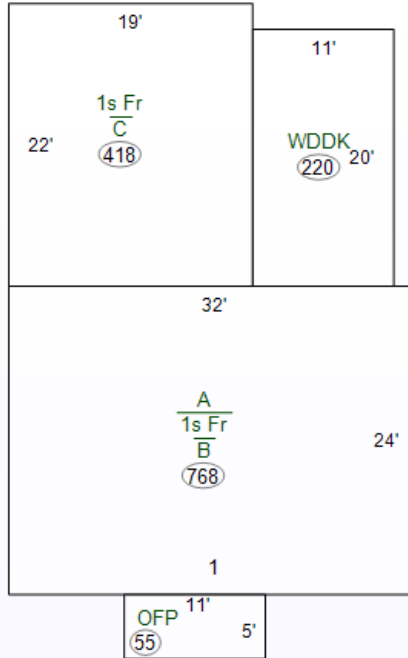
	#	TF
<b>Full Bath</b>	1	3
<b>Half Bath</b>	0	0
<b>Kitchen Sinks</b>	1	1
<b>Water Heaters</b>	1	1
<b>Add Fixtures</b>	0	0
<b>Total</b>	3	5

**Accommodations**

<b>Bedrooms</b>	3
<b>Living Rooms</b>	1
<b>Dining Rooms</b>	0
<b>Family Rooms</b>	1
<b>Total Rooms</b>	6

**Heat Type**

Central Warm Air



**Specialty Plumbing**

Description	Count	Value
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**Cost Ladder**

Floor Constr	Base	Finish	Value	Totals
1 1Fr	1186	1186	\$116,200	
2				
3				
4				
1/4				
1/2				
3/4				
Attic	768	768	\$19,400	
Bsmt	768	0	\$30,100	
Crawl	418	0	\$5,300	
Slab				

**Total Base** \$171,000

**Adjustments 1 Row Type Adj. x 1.00** \$171,000

Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)	2:400	\$5,000
Loft (+)		\$0
Fireplace (+)	PS:1 PO:1	\$4,700
No Heating (-)		\$0
A/C (+)	1:1186 A:630	\$4,700
No Elec (-)		\$0
Plumbing (+ / -)	5 - 5 = 0 x \$0	\$0
Spec Plumb (+)		\$0
Elevator (+)		\$0

**Sub-Total, One Unit** \$185,400

**Sub-Total, 1 Units**

Exterior Features (+)	\$9,300	\$194,700
Garages (+) 0 sqft	\$0	\$194,700
Quality and Design Factor (Grade)		0.85
Location Multiplier		0.85

**Replacement Cost** \$140,671

**Summary of Improvements**

Description	Story Height	Constr Type	Grade	Year Built	Eff Year	Eff Co Age nd	Base Rate	LCM	Adj Rate	Size	RCN	Norm Dep	Remain. Value	Abn Obs	PC	Nbhd	Mrkt	Cap 1	Cap 2	Cap 3	Improv Value
1: Residential Dwelling	1	Wood Fr	D+1	1942	1972	53 G		0.85		2,722 sqft	\$140,671	40%	\$84,400	0%	100%	1.090	1.000	100.00	0.00	0.00	\$92,000
2: Detached Garage/Boat H	1	Wood Fr	C	1984	1984	41 A	\$42.58	0.85	\$40.41	22'x24'	\$21,336	30%	\$14,940	25%	100%	1.090	1.000	100.00	0.00	0.00	\$12,200